

The Bradley County Commission meets in REGULAR SESSION at 7:00 P.M. EDST on April 3rd, 2017, at the Courthouse in Cleveland, Tennessee. D. Gary Davis, County Mayor; Donna A. Simpson, County Clerk; and Crystal Freiberg, County Attorney are present. On roll call the following Commissioners are present: TERRY CAYWOOD, MIKE HUGHES, LOUIE ALFORD, THOMAS L. CRYE, MILAN M. BLAKE, JOHNNY MULL, CHARLOTTE PEAK, HOWARD LEWIS THOMPSON, BOBBY GOINS, JEFF YARBER, DAN RAWLS, ROBERT ROMINGER, MARK HALL and BILL WINTERS. TOTAL PRESENT: 14; ABSENT: NONE. There is a quorum present and Chairman Louie Alford calls the meeting to order.

Following the Pledge of Allegiance to the Flag, Winston Reid leads in the invocation.

Commissioner Jeff Yarber moves that the Minutes of the March 20th, 2017, REGULAR SESSION be approved; Commissioner Robert Rominger seconds the motion. On roll call the Commissioners vote as follows: Caywood, aye; Hughes, aye; Alford, aye; Crye, aye; Blake, aye; Mull, aye; Peak, aye; Thompson, aye; Goins, aye; Yarber, aye; Rawls, aye; Rominger, aye; Hall, aye; and Winters, aye. TOTAL FOR: 14; OPPOSES: NONE. The motion passes.

Commissioner Bobby Goins moves to approve the Consent Agenda; Commissioner Johnny Mull seconds the motion. On roll call the Commissioners vote as follows: Caywood, aye; Hughes, aye; Alford, aye; Crye, aye; Blake, aye; Mull, aye; Peak, aye; Thompson, aye; Goins, aye; Yarber, aye; Rawls, aye; Rominger, aye; Hall, aye; and Winters, aye. TOTAL FOR: 14; OPPOSES: NONE. The motion passes.

CONSENT AGENDA RECORDED AS AN ATTACHMENT

Commissioner Jeff Yarber moves to accept the Meeting Agenda; Commissioner Dan Rawls seconds the motion. On roll call the Commissioners vote as follows: Caywood, aye; Hughes, aye; Alford, aye; Crye, aye; Blake, aye; Mull, aye; Peak, aye; Thompson, aye; Goins, aye; Yarber, aye; Rawls, aye; Rominger, aye; Hall, aye; and Winters, aye. TOTAL FOR: 14; OPPOSES: NONE. The motion passes.

MEETING AGENDA RECORDED AS AN ATTACHMENT

RESOLUTION 2017-15

RESOLUTION AUTHORIZING THE BRADLEY COUNTY MAYOR TO OBTAIN AN APPRAISAL OF 7.35 ACRES OF PROPERTY THAT JOINS TAYLOR SCHOOL PROPERTY,

**A PORTION OF MAP AND PARCEL 067 46.00, THAT HAS BEEN OFFERED FOR TRADE
IN EXCHANGE FOR THE PRIMITIVE SETTLEMENT PROPERTY**

WHEREAS, the Bradley County Commission voted to accept from a private donor certain property, formerly known as the Primitive Settlement, Map and Parcel Number 067 052.00; and

WHEREAS, on February 6, 2017, the Bradley County Commission declared the Primitive Settlement Property as surplus property and authorized the Mayor to offer this property, not including the post office structure located on the south end of the property or the log house located on the northern most end of the property, for sale or trade, by public bid; and

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RESOLUTON 2017-15 CONTINUES

WHEREAS, on March 21, 2017, the Bradley County Mayor's Office opened all bids received for the Primitive Settlement Property, including one bid that offered to trade for the property; and

WHEREAS, in order to properly evaluate the offer for trade of property, an appraisal of the property offered for trade is necessary.

NOW, THEREFORE, BE IT RESOLVED by the Bradley County Legislative Body meeting in regular session at Cleveland, Tennessee, on this 3rd day of April, 2017, that the Bradley County Mayor is authorized to obtain an appraisal of 7.35 acres of property that joins Taylor School Property, a portion of Map and Parcel 067 46.00, that has been offered for trade in exchange for the Primitive Settlement Property.

Commissioner Howard Thompson puts in the form of a motion to accept Resolution 2017-15; Commissioner Charlotte Peak seconds the motion.

Commissioner Thomas Crye offers a substitute motion to accept Joe Stepp's offer to trade 7.35 acres of property adjoining Taylors School and \$10,000.00 cash [in exchange for the Primitive Settlement property] - - trade does not include the post office and log cabin. A deed will be prepared once the bidder (Mr. Stepp) has provided a survey of the property; Commissioner Howard Thompson seconds the substitute motion.

Voting on the substitute motion the Commissioners vote as follows: Caywood, aye; Hughes, aye; Alford, aye; Crye, aye; Blake, aye; Mull, aye; Peak, aye; Thompson, aye; Goins, aye; Yarber, aye; Rawls, aye; Rominger, aye; Hall, aye; and Winters, aye. TOTAL FOR: 14; OPPOSES: NONE. The substitute motion passes therefore, no vote taken on the original motion.

RESOLUTION 2017-16

**RESOLUTION AUTHORIZING THE BRADLEY COUNTY ENVIRONMENTAL OFFICER PURSUANT TO RESOLUTIONS 2013-21 AND 2013-39 AND COURT ORDER IN CASE NUMBER 2016-CR-4 TO REMOVE ALL DEBRIS LOCATED AT 340 WOOLEN STREET
(MAP AND PARCEL NUMBER 058 A H 024.00)**

WHEREAS, pursuant to *Tennessee Code Annotated* Section 4-1-115, the Bradley County Commission is authorized to regulate overgrown vegetation, accumulation of debris and dilapidated structures within the County; and

WHEREAS, the Bradley County Commission adopted Resolution 2013-21 on May 6th, 2013, to regulate overgrown vegetation, accumulation of debris and dilapidated structures in Bradley County; and

WHEREAS, on August 13, 2013, the Bradley County Commission adopted Resolution 2013-39 providing for use of Landfill funds to clean-up vacant, overgrown and dilapidated structures; and

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RESOLUTION 2017-16 CONTINUES

WHEREAS, an Environmental Court citation was issued regarding the condition of the property located at 340 Woolen Street NE, Map and Parcel Number 058 A H 024.00 and the property owner has appeared in court since May 19, 2016, regarding the condition of the property; and

WHEREAS, following a hearing on March 21, 2017, a Court Order was entered authorizing Bradley County to remove all debris from the Subject Property.

NOW, THEREFORE, BE IT RESOLVED by the Bradley County Legislative Body meeting in regular session at Cleveland, Tennessee, on the 3rd day of April, 2017, that the Bradley County Environmental Officer is hereby authorized to undertake the removal of all debris from the property located at 340 Woolen Street, Map and Parcel Number 058 A H 024.00 using Landfill funds.

BE IT FURTHER RESOLVED that the Bradley County Environmental Officer shall obtain at least three (3) quotes and proceed with the lowest bid to remedy the current condition of the Subject Property.

BE IT FURTHER RESOLVED that the Bradley County Environmental Officer shall provide the County Attorney with information regarding the clean-up and a lien for the amount of the clean-up shall be placed upon the property in favor of the County.

Commissioner Howard Thompson moves that Resolution 2017-16 be approved and add that the cost of the clean-up can be up to \$5,000.00; Commissioner Charlotte Peak seconds the motion. On roll call the Commissioners vote as follows: Caywood, aye; Hughes, aye; Alford, aye; Crye, aye; Blake, aye; Mull, aye; Peak, aye; Thompson, aye; Goins, aye; Yarber, aye; Rawls, aye; Rominger, aye; Hall, aye; and Winters, aye. TOTAL FOR: 14; OPPOSES: NONE. The motion passes.

RESOLUTION 2017-17

RESOLUTION AUTHORIZING BRADLEY COUNTY MAYOR TO ENTER INTO THE ATTACHED CONDITIONAL SALE AGREEMENT WITH LARRY ARMOUR REGARDING THE PURCHASE OF THE PROPERTY KNOWN AS THE FORMER AMERICAN UNIFORM PROPERTY, MAP AND PARCEL NUMBERS 050 A O 004.00, 050 H A 001.00, AND 050 A P 001.00 FOR AN AMOUNT OF TWO MILLION TWO HUNDRED THOUSAND DOLLARS (\$2,200,000.00) AND DIRECTING THE MAYOR TO OBTAIN AN UPDATED APPRAISAL OF THE SUBJECT PROPERTY

WHEREAS, Bradley County, for the use and benefit of the Bradley County Board of Education, seeks to purchase the property known as the former American Uniform Property, Map and Parcel Numbers 050 A O 004.00, 050 H A 001.00 and 050 A P 001.00; and

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RESOLUTION 2017-17 CONTINUES

WHEREAS, the Bradley County Board of Education has expressed its desire to purchase the property for a multi-purpose use, including a school and a "STEM hub" (a science, technology, engineering and math facility which would allow students to learn career skills).

NOW, THEREFORE, BE IT RESOLVED by the Bradley County Legislative Body meeting in regular session at Cleveland, Tennessee, on this 3rd day of April, 2017, that the Bradley County Mayor be and is hereby authorized to enter into the attached Conditional Sale Agreement with Larry Armour regarding the purchase of the property known as the former American Uniform Property, Map and Parcel Numbers 050 A O 004.00, 050 H A 001.00 and 050 A P 001.00 for a purchase price of two million two hundred thousand dollars (\$2,200,000.00) and the Mayor is further directed to obtain an updated appraisal of the subject property.

This is the Resolution that gets the purchasing started with respect to the request the Commission received from the School Board and Commissioner Milan Blake puts in the form of a motion the adoption of Resolution 2017-17; Commissioner Thomas Crye seconds the motion.

Commissioner Jeff Yarber offers a substitute motion to accept Resolution 2017-17 and the Conditional Sale Agreement as is, but strike Sections 3.1, 3.2 and 3.3 under 3. Condition of Sale asking the City for waivers; Commissioner Bobby Goins seconds the substitute motion.

Voting on the substitute motion, the Commissioners vote as follows: Caywood, nay; Hughes, nay; Alford, nay; Crye, aye; Blake, aye; Mull, aye; Peak, aye; Thompson, aye; Goins, aye; Yarber, aye; Rawls, nay; Rominger, aye; Hall, aye; and Winters, aye. The Clerk asks if anyone would like to change their vote. TOTAL FOR: 10; OPPOSES: 4. The substitute motion passes, therefore no vote taken on the original motion.

THE CONDITIONAL SALE AGREEMENT AS REVISED THROUGH THE SUBSTITUTE MOTION IS RECORDED AS AN ATTACHMENT

There is no further business to come before the Commission and on a motion by Commissioner Jeff Yarber, the Commission adjourns at 7.57 P.M. EDST.

Louie Alford, Chairman
Bradley County Commission

Donna A. Simpson
Bradley County Clerk

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